

TIVOLI WOODS VILLAGE B HOMEOWNERS ASSOCIATION, INC.
Board of Directors Meeting
Tuesday March 10, 2015
Minutes - DRAFT

Quorum:

A quorum was established for the Board Meeting. In attendance were: Aida Gonzalez, President; Dan Sweeney, Treasurer and Dorothy Torres, Vice President and Tom Brierly, Director. Mary Munera represented Sentry Management, Inc.

Notice of Meeting:

Tivoli Woods Village B Homeowners Association held a duly noticed Board meeting on the above date at the Center Pointe Church off Dean Rd, Orlando, FL 32825. Notice was posted 48 hours in advance of the meeting per Florida Statutes.

Call Meeting To Order:

Motion was made by Aida call the meeting to order at 7:00 p.m. Motion was seconded by Dan. All in favor; motion was carried.

Approval Minutes February 10, 2015

The February 2015 meeting minutes were reviewed. Motion was made by Aida to approve minutes, with the correction of repeated section text to be removed. Motion was seconded by Dorothy. All in favor; motion was carried.

Treasurer's Report

The February 2015 financials were not ready for review.

Liens are placed once an account has reached a balance of over \$400.

Attorney Action:

The legal file status from KWPA was provided to the Board and reviewed. Accounts to be sent to the HOA Attorney are: 297.

Motion was made by Aida to Lien Foreclose against account OB0297. Motion was seconded by Tom. All in favor; motion was carried.

Manager's Report

Mary Munera presented the Manager's report (read aloud).

Old Business:

1. No comments at this time. **Playground Damages-** Witnesses are needed to pursue charges/collection of costs. No additional action at this time.

2. **Annual Pool Party-** Dan will look into the dunk tank and slide rental. No additional action at this time.

New Business:

1. **Collections**-This was covered under the Treasurers Report section of the meeting.
2. **Architectural Applications**- No additional action required.
3. **Covenant Violations** – KWPA to send Camacho at house4878 a letter regarding the covenant violation not being corrected. 10121 has 30 days to correct from closing. 10145 has 15 days and must include backyard too. 9736 has a new door, from graffiti, garage door must be house body color.
4. **Pool Landscape Improvements**- The HOA is having natural drainage created in this area and by the tennis courts. Some foliage will be removed as a result.

Discussion- Q&A- A light was added by the playground. Aida will contact someone else to get the pool lights fixed. Management to get a pest control bid from Heron. If Drake does not correct in 30 days- HOA to give notice. The pool is not allowed to be reserved. Tom would like to see the playground shaded.

5. **Adjournment**- With no further business to discuss, Aida made a motion to adjourn the meeting at 7:51 pm. Dan seconded the motion. All in favor; meeting was adjourned.

The next scheduled meeting will be held on Tuesday, April 14, 2015 at immediately following the ARC meeting.

Respectfully submitted,
Mary K. Munera
Licensed Community Association Manager
Sentry Management Inc.